SUMMARY MINUTES OF THE HERITAGE PRESERVATION COMMISSION

CITY OF SAINT PAUL, MINNESOTA

Lower Level – Room 41, City Hall/Court House, 15 West Kellogg Boulevard **April 22, 2010**

Present: Robert Ferguson, April Haas, Jennifer Haskamp, Pat Igo, Rich Laffin, John Manning,

Matt Mazanec, Lee Meyer, Mark Thomas, Steve Trimble, Diane Trout-Oertel

Absent: David Riehle (unexcused)

Staff Present: Christine Boulware, Amy Spong

PUBLIC HEARING

CALL TO ORDER: 5:05 PM by John Manning (Chair)

I. APPROVAL OF THE AGENDA – Igo, Haas – 9-0

II. CONFLICTS OF INTEREST - None

III. CHAIR'S ANNOUNCEMENTS

- A. Commissioner April Haas has returned.
- **B.** Commissioner Sherry Enzler resigned.
- **C.** Students from the Historic Preservation program at the University of Minnesota were in attendance.

IV. STAFF ANNOUNCEMENTS

A. Resolution of the trellis finish for the Carleton Lofts/Lyric. The design and color were not the same as approved by the HPC. The trellis is lit at night and illumination was not shown on the plans. They are asking approval for the lighter color (clear anodized or galvanized finish/existing), not what was approved by the design review committee which was to paint the trellis to match the darker finish of the windows. The HPC agreed that there was no reason to reconsider/reopen the decision, as the architects had agreed to make the change and knew this before ordering the trellis.

V. PUBLIC HEARING/PERMIT REVIEW/AFTER-THE-FACT REVIEW

A. 697 Fifth Street East, Dayton's Bluff Historic District, by Trikin LLC, for a building permit to replace two sets of paired, double-hung windows with a vinyl slider window in each opening. The work was completed without a permit or HPC review. File #10-020 Staff read the report recommending denial of the work completed. Kurt and Robert Fluegel, owners, were present to discuss the work. Robert asked what could be put in to meet egress. Haas asked why they didn't apply for a permit to do the work. The Fluegels replied that they didn't know that they needed a permit, but did state they have other property in the historic district. The added that they had a Section 8 tenant ready to move in and needed to meet egress. Manning informed they should work with staff. Ferguson stated they would need to replicate the mullions and wood windows. Igo motioned to deny the application. Haas seconded the motion. The motion passed 11-0.

B. 108 Western Avenue, Hill Historic District, by Kevin Vickers, MK Uzzell Construction Inc., for a building permit for the construction of a two-and-one-half story, single-family home and two-stall garage. **File #10-021**Staff read the report recommending conditional approval of the application. Kevin Vickers, contractor, was present to discuss the project. He clarified that the porch roof

would be in line with the porch and that the windows will have muntins with both interior and exterior profiles and that the window screens will comply with the guidelines. Trout-Oertel asked about the width of the porch. **Igo motioned to approve the application with staff recommendations. Ferguson seconded the motion. Meyer added a friendly amendment that staff review the lattice design and details. The motion passed 11-0.**

C. 214 Fourth Street East (Union Depot Station Area Site Plan), Lowertown Historic District, by Metropolitan Council, Central Corridor Project Office for review of changes to the front lawn in order to mitigate the impacts of the placement of the station in front of the Union Depot. File #10-022

Staff read the report recommending conditional approval of the application. Alicia Vap, from the Metropolitan Council was present to speak and answer questions. Commissioner Ferguson stated that he had involvement in the front lawn planning as a representative for Historic St. Paul. He stated the National Register nomination is being rewritten to include the contributing train deck. Commissioner Meyer asked staff what was meant by the word "linear" in finding number five and staff responded that is referred to the strong vertical columns. Meyer disagreed with the use of the word and Commissioner Ferguson stated that the outdoor space is deliberate in relation to the proportion of the façade. It was agreed that the word "linear" would be removed from finding number five. Ms. Vap clarified that the existing sidewalk and driveway would be eliminated and that the new concrete would have a different texture to denote the change in the old sidewalk and driveway. The pattern is a 5' by 5' tool joint and the driveway would have a shotblast finish. Ms. Vap asked if the finish would be okay or if a scoring pattern is also needed. Commissioner Laffin clarified that the joints would be tooled and not saw cut after the installation. There was some consensus that a more subtle approach to the sidewalk/driveway was appropriate. Ms. Vap stated the Lowertown standard light fixtures will be relocated from the front of the plaza to the sides along the sidewalk. Commissioner Trout-Oertel asked is the façade would be lit. Ms. Vap stated the County would be responsible for that and is considering options. Staff Spong stated that the County did not own the head house at the time the mitigation plan for the LRT was being written. Commissioner Igo motioned to approve the staff recommendation with the following changes: remove the second and third sentences from number 1, revise item 1.A. to only require the pavement detail to come back before the HPC for final review, eliminate item 1.B. and require final materials mock-up to come back before the HPC in item 1.C. Commissioner Haskamp seconded the motion. The motion passed 10 to 1 (Meyer).

VI. NEW BUSINESS/DISCUSSION

A. Union Depot Multi-Modal Transit project, by Ramsey County Regional Rail Authority (RCRRA) – There was no staff report, Steve Morris, RCRRA, was present to discuss the project. Staff has been attending meetings with the other consulting parties. Since last meeting with HPC, RCRRA has purchased the Head House public spaces. Received a TIGER grant in the amount of \$35 million (one of only 51 projects). Michael Bjornberg, HGA Architects, Greg Huber with Mortenson Construction and Greg Brown with URS (transportation engineering and structural) were present to discuss the project. Historic photos of the depot and site were show to the HPC. Goals for the project were discussed for restoring the Union Depot as a multi-modal transit project as well as the project schedule. Operation by September of 2012 is projection. This project should be on the HPC agenda monthly to give updates as it moves forward. Pieces of the project

were preliminarily discussed, such as work on the train deck, the interior of the buildings, the front lawn and carriage-way and exterior restoration. There structural integrity of the train deck is being accessed and some removal of the deck will be necessary (one bay along Sibley & Kellogg). A visual survey of the deck and its 800 columns was shown. There are three active railroad tracks south of the Union Depot property. Animation of early parts of the project was shown. Access to the station was discussed: the Head House/Carriageway, Kellogg entrance (rendering) and Sibley & Kellogg corner pedestrian and bike entrance. Commissioner Trimble offered a few changes to the timeline and staff offered to submit changes to the New York firm that compiled the information. The HPC will review this through 106 review and public hearing process.

- **B.** The Design Review Committee for the Anderson Student Center will need to choose a date and time to meet on site. Monday between 1 and 5 or **Tuesday at 8am**.
- **C.** The HPC has received a request to consider the local designation of the Jacob Schmidt Brewery and associated buildings.
- **D.** The State Historic Preservation Office has responded to the HPC's letter regarding the local designation of the Victoria Theatre, 825 University Avenue. They agree that the theatre meets criteria for local designation.
- **E.** There are plans to demolish the Pedro building at or around the same time the Public Safety Building is demolished.

VII. COMMITTEE REPORTS

- **A.** 3M Committee update (Trimble, Mazanec) None
- **B.** Public Safety Building update (Manning, Igo) None
- **C.** Preservation Awards Committee (Igo, Laffin, Trout-Oertel) Trout-Oertel had questions about who and how many people to recognize for one of the award recipients. There are nine recipients this year.
- **D.** Public Art St. Paul Stewardship Committee (Laffin) None

VIII. ADJOURN: 7:15

Submitted by: C. Boulware